



Albany Environmental Consultants, LLC

40 Colvin Avenue Suite 103

Albany, New York 12206

Phone: (518) 453-3400

Fax: (518) 453-3454

Page 1 of 3

Buildings #73 & #74 Warehouses in Canj. NY/1223.14 PA

September 28 of 2014

TD Development
720 Eagle View Ct
Mason, OH 45040

513-266-6414
toddwclifford@gmail.com

Attn: Todd Clifford

Re: Asbestos Services for Buildings #73 & #74 Warehouses in Canj. NY

PROPOSAL

ALBANY ENVIRONMENTAL CONSULTANT, LLC is pleased to provide the following unit price for the above referenced project. All work shall be performed in strict accordance with all applicable Codes, Rules and Regulations. **Any questions regarding this proposal may be directed to our Office.**

Lump Sum Price for Site Assessment

Two (2) NYS/EPA Inspector for the day, to inspect, take measurements based on lf and sf, create not to scale drawing, to take up to six (6) PLM Samples if required/needed, to take up to ten (10) PCM air samples for quality air samples if required/needed, to assumed TSI or TSI Debris materials as ACBM and create a site assessment /contamination reports.

LUMP SUM PRICE \$1,500.00

Estimated Lump Sum Price for site AV amend

One (1) NYS/EPA Project Designer for one day to walk contractors through the interior and exterior of two building 73/74, to write a new scope of work to amend for the approved site av and to write and submit to NYSDOL Engineering Unit

LUMP SUM PRICE \$700.00

Estimated Lump Sum Daily Rate for Onsite Monitoring as per 12NYCRR Part 56

One (1) NYS Project Monitoring in the field per day (eight hours onsite time with travel and mileage included, over time is not added it is an unknown) with up to eight (8) pcm samples at 48hr TAT with closeout report fee add later (All lab fees will be paid at the end of each week of the project a check will made out to AAL (the Lab) for said amount to cover the lab cost)

LUMP SUM PRICE \$495.00

Please note the above unit rates reflect our basic services. If further Environmental testing services are required, please contact ALBANY ENVIRONMENTAL CONSULTANT, LLC at (518) 453-3400 for additional pricing.



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Buildings #73 & #74 Warehouses in Canj. NY/1223.14 PA
September 28 of 2014

TD Development
720 Eagle View Ct
Mason, OH 45040

Dear Todd Clifford:

ALBANY ENVIRONMENTAL CONSULTANT, LLC is pleased to provide the following proposal to perform environmental consulting services on behalf of TD Development related to the above referenced project.

Attached please find our standard terms and conditions.

If this proposal is acceptable, please have an authorized representative of TD Development sign a copy of this proposal where indicated below and return one signed copy to our office. The signed copy will act as your acceptance of our terms and fees and you're authorized to proceed with the subject work.

We appreciate the opportunity to provide our proposal to TD Development. If you have any questions regarding this proposal or discuss how ALBANY ENVIRONMENTAL CONSULTANT, LLC can be of service to you and your firm, please contact our Office.

Very truly yours,
ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren

Proposal Accepted and Work Authorized For



Albany Environmental Consultants, LLC

40 Colvin Avenue Suite 103
Albany, New York 12206
Phone: (518) 453-3400
Fax: (518) 453-3454

Project Manager

TD Development

Signature

Name

Title

Date

Page 3 of 3
Buildings #73 & #74 Warehouses in Canj. NY/1223.14 PA
September 28 of 2014

TERMS AND CONDITIONS:

1. The unit rates in this proposal are based upon the work being performed during regular daytime shifts, Monday through Friday.
2. If overtime, weekend and/or holiday work is required, the following rates will apply:
Monday-Friday 1.5 times the regular per diem or hourly rate.
Saturday 1.5 times the regular per diem/hourly rate for the first eight hours and 2.0 times the per diem rate thereafter.
Sundays and Holidays 2.0 times the regular per diem/hourly rate for the first eight hours and 2.5 times the per diem rate thereafter.
3. All services are to be requested by the client 24 hours in advance.
4. The rates used in this proposal are valid for 30 days.
5. The client must provide free and clear access to the work as well as lifts or other pieces of equipment to reach the work, to the Albany Environmental Consultant, LLC personnel.
6. A cancellation charge of 3/4 the daily unit rate will be charged if the scheduled Albany Environmental Consultant, LLC personnel are provided and are not utilized or cannot perform their work because of weather conditions, site conditions, and/or forces beyond their control.



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7. Albany Environmental Consultant, LLC prior to commencement of work must receive a signed contract.
8. Albany Environmental Consultant, LLC reserves the right to adjust the rates quoted herein if this agreement is not approved and returned within 30 days of receipt of same.
9. In any suit brought to collect fees due under this agreement, the customer agrees to pay all of Albany Environmental Consultant, LLC collection costs; including a reasonable attorney's fee.
10. Client is responsible for calling Albany Environmental Consultant, LLC for all services.
11. New clients are required to pay invoice before the report will be issued for inspection, site assessment and site AV. A service charge will be applied to all bills 30 days past due. The rate is 1.5% per month based upon an annual percentage rate of 18%. Invoices are deemed correct unless we hear from you within 10 days.



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September 29 of, 2014

TD Development
720 Eagle View Ct
Mason, OH 45040

Attn: Todd Clifford

Ref: Site Contamination Assessment for Buildings #73 & # 74 Warehouse at Beechnut Canj. NY

On September 24 of 2014, an asbestos site assessment and recommendation was created using the visual inspection for Buildings #73 & # 74 Warehouse at Beechnut Canj. NY performed by Brian K. McLaren a AHERA/NYS inspector and designer.

During the site inspection of Building #73 which is 45,000sf & #74 which is 107,000sf it was noted that all the TSI pipe insulation was removed from both buildings no tents or signage was in place (meaning the areas were abated, with a project monitors visual inspect and post abatement completed and being below 0.01f/cc), and that there were thirteen locations with what appeared to be TSI debris the TSI debris was 1 to 2 inch in size in each location far away from where the work clearly took place which in some cases over 30ft. away.

A site plot plan was used to mark each location where the debris can be found, these areas where debris can be found should be cleaned note that the locations on the plot plan is only for location only it is not to scale. A review of two demo surveys one for the interior areas of the site and one for the roofs and one site assessment had identified other areas within other areas of the warehouse site along with a site av. It is recommend that each section of each warehouse buildings be visual inspected to identify the presents of ACBM or ACM debris at a later dated, it is also noted that the site AV should be amended to cover the spot cleanup of buildings #73 & #74 along with roof removals of the two buildings.

Before any work can be performed buildings #73 & #74 this work needs to be performed, the scope of work that is required to be performed fall outside 12 NYCRR Part 56 a site specific variance is required for all cleanup. Once the cleanup is completed the two building can be demo in a safe manager.

The site assessment is based on the visual inspection of the complete interior & exterior of buildings #73 & # 74. There is no health hazardous within the buildings of #73 & # 74 at the time of the inspection or the site assessment, the inspection/assessment was performed by Brian K. McLaren a AHERA/NYS inspector and designer.

If any question on the site assessment please feel free to call 518.365-5445.

Very truly yours,

ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren
Project Manager



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September 29, of 2014

NYS DOL – Engineering Services Unit
Building 12 – Room 154
State Office Campus
Albany, NY 12240

RE: Site Specific Variance Petition: 14-0590Amend
Form Beech Nut Facility
Building's #73 & # 74
68 Church Street
Canahoharie, New York 13317

Attn: Engineering Staff

On behalf of TD Development, LLC 720 Eagle View Ct Mason, OH 45040 the owner of the building's for the above cited project, we hereby request to amend the Site Specific Variance **14-0590**, in order to allow work to proceed in a timely and safe manner. During the site walk through it was noted that all power and water has been cut to the two building address in the site assessment, and that the two building total gross space at 152,000sf and thirteen locations with 1 to 2 inch's of debris in each location, so setting up negative pressure tents and running the flex hose of the negative airs to the exterior of the building for each location is not possible we propose to perform all work as listed below.

Debris (assumed TSI)	2.5sf over 152,000sf
Dust within 5ft of debris	65sf over 152,00sf

Secure the Work Site & Establishment of Regulated Areas

1. The regulated work area will be occupied by the asbestos contractor, all work will be performed in PPE at all times. The regulated work area drawing, is attached at the back of amendment.
2. The proposed work areas will be completely vacated and cordoned off to the furthest extent possible and restricted to authorized personnel only.
3. For areas where compliance with the twenty five feet (25'), barrier/fence requirement isn't possible, the areas shall be cordoned off to the maximum distance possible, and a daily abatement air sample shall be included within ten feet of the reduced barrier.
4. Signage in accordance with the requirements of ICR 56-7.4(c) shall be posted on the exterior of the work site boundary fence/barrier, to warn the public of the asbestos hazard. Whenever logistics will not permit installation of 25' barrier tape around the parameter, the distance may be reduced as feasible and additional warning signs shall be posted.



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5. Back ground sampling will not be required, all sampling will pick up at removals one in and one outside each work area.
6. First phase of work to take place: Install small remote decon, install barriers tape and signage only as required by 12NYCRR Part 56.
7. Second phase of work to take place at each location of debris: Hepa Vac. five (5) out in diameter and then wet wipe five (5) out in diameter of sealed concrete floor. Then visual inspect sealed concrete floor for any debris which will be performed by the supervisor and project monitor.
8. Once cleanup of acm debris on all surfaces called out is completed, each area will be taken down.
9. After removals and cleaning is completed, an authorized and qualified project monitor, independent of the abatement contractor, shall determine if the area is dry and free of visible asbestos debris as per 56.9.1(d)(1). If work area is acceptable, and post abatement samples results meet 56.4.11 clearance criteria, final dismantling of the regulated abatement work area may begin. Each set of during will be used as post abatement samples.
10. End of Variance Petition Amendment.

We feel the procedures outlined in the attached work methods will protect the safety and health of the workers and pose no risk of fiber release to the general public.

Very truly yours,

ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren
Project Manager

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September 29, of 2014

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RE: Site Specific Variance Petition: 14-0590Amend
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Building's #73 & # 74
68 Church Street
Canahoharie, New York 13317

1 of 3
APPROVED
* with modification
OCT 17 2014

New York State Dept. of Labor
Engineering Services Unit

Mark D. Lyons, P.E.

Attn: Engineering Staff

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Dust within 5ft of debris	65sf over 152,00sf

* Removal shall be performed in
accordance to ICR 56-11.3(e). Tents
may be reused as long as they are properly
cleaned and cleared.

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AEC LLC

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We feel the procedures outlined in the attached work methods will protect the safety and health of the workers and pose no risk of fiber release to the general public.

Very truly yours,

ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren
Project Manager

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APPROVED
* with modification
OCT 17 2014

New York State Dept. of Labor
Engineering Services Unit

Mark D. Lyons, PE

AEC LLC

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September 29 of, 2014

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Attn: Todd Clifford

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Before any work can be performed buildings #73 & #74 this work needs to be performed, the scope of work that is required to be performed fall outside 12 NYCRR Part 56 a site specific variance is required for all cleanup. Once the cleanup is completed the two building can be demo in a safe manager.

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If any question on the site assessment please feel free to call 518.365-5445.

Very truly yours,
ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren
Project Manager

3 of 3
APPROVED
* with modification
OCT 17 2014

New York State Dept. of Labor
Engineering Services Unit

Mark D. Lyons, P.E.

AEC LLC

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Fax: (518) 453-3454

October 31 of, 2014

TD Development
720 Eagle View Ct
Mason, OH 45040

Attn: Todd Clifford

Ref: Site Contamination Assessment for Buildings #6 through # 11 Warehouse's at Beechnut Canj. NY

On September 24 of 2014, an asbestos site assessment and recommendation was created using the visual inspection for Buildings #6 through # 1, Warehouse's at Beechnut Canj. NY performed by Brian K. McLaren a AHERA/NYS inspector and designer.

During the site inspection of Building #6 through #11 it was noted that all the TSI pipe insulation was removed from these buildings no tents or signage was in place (meaning the areas were abated, with a project monitors visual inspect and post abatement completed and being below 0.01f/cc, and that there were twenty eight locations with what appeared to be TSI debris the TSI debris was 1 to 2 inch in size in each location, a total of twenty eight location over five buildings far away from where the work clearly took place which in some cases over 50ft. away.

A site plot plan was used to mark each location where the debris can be found, these areas where debris can be found should be cleaned note that the locations on the plot plan is only for location only it is not to scale. A review of two demo surveys one for the interior areas of the site and one for the roofs and one site assessment had identified other areas within other areas of the warehouse site along with a site av. It is recommend that each section of each warehouse buildings be visual inspected to identify the presents of ACM or ACM debris at a later dated, it is also noted that the site AV has been amended to cover the spot cleanup of buildings # 6 through #11.

Before any work can be performed buildings #6 through #11 this work needs to be performed, the scope of work that is required to be performed fall outside 12 NYCRR Part 56 a site specific variance is required for all cleanup. Once the cleanup is completed the two building can be demo in a safe manager.

The site assessment is based on the visual inspection of the complete interior & exterior of buildings # 6 through #11. There is no health hazardous within the buildings # 6 through #11 at the time of the inspection or the site assessment, the inspection/assessment was performed by Brian K. McLaren a AHERA/NYS inspector and designer.

If any question on the site assessment please feel free to call 518.365-5445.

Very truly yours,

ALBANY ENVIRONMENTAL CONSULTANT, LLC

Brian K. McLaren

Brian K. McLaren
Project Manager